

Property report — HD8 8RP

Open-data due diligence for HD8 8RP and the area around it.

What scope is each figure? Sold sales, broadband and flood risk are for **HD8 8RP** itself. Where open data isn't published that finely (population, crime, schools), we show the **HD8 8** sector — each figure below is tagged with its scope.

AVG SOLD PRICE

£327,621

SECTOR HD8 8 · 203 sales

POPULATION

18,055

SECTOR HD8 8

CRIMES RECORDED

11

SECTOR HD8 8 · Apr 26

SCHOOLS

7

SECTOR HD8 8

FLOOD RISK

High

THIS POSTCODE

GIGABIT BROADBAND

88%

SECTOR HD8 8 of premises

Sold-price trend (1995-2026)



Annual **average (mean)** sold price in HD8 8, 1995-2026 (latest £285,238). Hover a point to read its value. Source: HM Land Registry Price Paid.

Sold prices on this postcode

Date	Price	Address	Type
2026-03-26	£168,000	359 WAKEFIELD ROAD	Other
2025-02-17	£210,000	390 WAKEFIELD ROAD	Detached
2024-08-06	£79,000	400 WAKEFIELD ROAD	Terraced
2024-07-23	£108,000	398 WAKEFIELD ROAD	Terraced
2023-08-08	£125,000	361A WAKEFIELD ROAD	Flat
2022-01-17	£276,000	408 WAKEFIELD ROAD	Other
2021-12-07	£107,500	FLAT 2, 353 WAKEFIELD ROAD	Flat
2021-11-25	£117,500	FLAT 4, 353 WAKEFIELD ROAD	Flat
2021-11-25	£117,500	FLAT 3, 353 WAKEFIELD ROAD	Flat
2021-07-30	£110,000	394 WAKEFIELD ROAD	Terraced
2019-11-14	£222,000	FLAT 1, 353 WAKEFIELD ROAD	Other
2017-09-29	£97,000	396 WAKEFIELD ROAD	Terraced
2017-06-30	£108,000	394 WAKEFIELD ROAD	Terraced
2015-09-25	£130,000	365 WAKEFIELD ROAD	Terraced
2013-12-16	£108,000	FLAT 1, 353 WAKEFIELD ROAD	Flat
2011-12-16	£81,000	396 WAKEFIELD ROAD	Terraced
2009-08-28	£71,750	396 WAKEFIELD ROAD	Terraced

Date	Price	Address	Type
2009-06-22	£150,000	367 WAKEFIELD ROAD	Semi-detached
2008-02-01	£100,000	392 WAKEFIELD ROAD	Terraced
2008-01-25	£125,000	FLAT 2, 353 WAKEFIELD ROAD	Flat
2008-01-24	£135,000	FLAT 3, 353 WAKEFIELD ROAD	Flat
2008-01-18	£135,000	FLAT 4, 353 WAKEFIELD ROAD	Flat
2008-01-18	£125,000	FLAT 1, 353 WAKEFIELD ROAD	Flat
2007-10-05	£100,000	398 WAKEFIELD ROAD	Terraced
2007-03-16	£150,000	357 WAKEFIELD ROAD	Terraced
2006-05-26	£84,500	398 WAKEFIELD ROAD	Terraced
2005-12-20	£102,000	394 WAKEFIELD ROAD	Terraced
2004-02-20	£175,000	408 WAKEFIELD ROAD	Detached
2004-01-12	£65,000	398 WAKEFIELD ROAD	Terraced
2002-12-24	£123,000	390 WAKEFIELD ROAD	Detached
2002-11-01	£41,500	394 WAKEFIELD ROAD	Terraced
2002-01-10	£32,500	398 WAKEFIELD ROAD	Terraced
2001-08-08	£36,000	363 WAKEFIELD ROAD	Terraced
2000-10-09	£55,000	355 WAKEFIELD ROAD	Terraced

34 recorded sales on HD8 8RP. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Energy performance (EPC)

Address	EPC	Potential	Floor area	Type	Assessed
Flat, HUDDERSFIELD	D	C	55 m ²	Top-floor flat	2025
The Flat, Huddersfield	C	C	67 m ²	Top-floor maisonette	2024
398 Wakefield Road, HUDDERSFIELD	D	B	42 m ²	Mid-terrace house	2024

Address	EPC	Potential	Floor area	Type	Assessed
400 Wakefield Road, HUDDERSFIELD	G	B	30 m ²	End-terrace house	2024
Flat 2, HUDDERSFIELD	D	D	45 m ²	Top-floor flat	2024
Flat 3, HUDDERSFIELD	D	D	47 m ²	Top-floor flat	2024
Flat 1, HUDDERSFIELD	D	D	37 m ²	Top-floor flat	2024
FLAT 3, HUDDERSFIELD	E	C	76 m ²	Top-floor flat	2021
FLAT 4, HUDDERSFIELD	E	C	60 m ²	Top-floor flat	2020
Flat 1, HUDDERSFIELD	E	B	59 m ²	Ground-floor flat	2019
390, Wakefield Road, HUDDERSFIELD	E	B	102 m ²	Detached house	2019
390, Wakefield Road, HUDDERSFIELD	E	B	102 m ²	Detached house	2019

12 certificates for HD8 8RP. "Potential" = the rating after recommended improvements. Source: Energy Performance of Buildings Register.

Nearest schools

School	Distance	Phase	Ofsted
Denby Dale First and Nursery School	0.5 mi	Primary	Good (2023)
Denby Church of England Voluntary Aided First School	0.9 mi	Primary	Report card →
Cumberworth CofE First School	1.1 mi	Primary	Report card →
St Aidan's Church of England Academy	1.2 mi	Primary	Report card →
Shelley College, A Share Academy	1.4 mi	Secondary	Report card →
Skelmanthorpe Academy	1.4 mi	Primary	Good (2020)

Straight-line distance from the postcode. Ofsted = latest overall effectiveness (newer inspections may be ungraded). Sources: Get Information about Schools (DfE) · Ofsted.

What's nearby

Nearest GP surgeries: SKELMANTHORPE FAMILY DOCTORS (1.4 mi) · DEARNE VALLEY HEALTH CENTRE (1.7 mi) · SHEPLEY PRIMARY CARE LIMITED (2.4 mi)

Nearest listed buildings: DENBY DALE WESLEYAN METHODIST CHURCH (Grade II) (0.1 mi) · DENBY DALE RAILWAY VIADUCT (Grade II) (0.2 mi) · MILESTONE AT BASE OF VIADUCT (Grade II) (0.2 mi)

Nearest pharmacies: DENBY PHARMACY (0.2 mi) · WELL (1.4 mi) · WELL (1.7 mi)

Nearest stations: Denby Dale (0.2 mi) · Shepley (2.2 mi) · Stocksmoor (3.1 mi)

Nearest supermarkets: Co-op Food (1.3 mi) · The Co-operative Food (2.0 mi) · The Co-operative Food (2.3 mi)

Straight-line distance from the postcode. Source: NaPTAN (DfT).

Who lives here

Median age

48

One-person households

25%

Households with children

28%

Households

7,652

Owned 82% · Social rent 4% · Private rent 13%

Census 2021 (ONS), for HD8 8.

Recorded crime trend



Recorded crimes per month in HD8 8 (May 24–Apr 26, average 20/month). Hover a point to read the count. Source: Police.uk street-level data.

Flood risk

Modelled flood risk for HD8 8RP: High — 15 properties here fall in an at-risk band (15 in the significant Medium/High bands).

This is an indicative band for the postcode from the Environment Agency's catchment modelling (rivers and surface water), not a property-specific assessment. A conveyancer will run an official flood search before you buy. [Check the exact address on the official Environment Agency map →](#)

Source: Environment Agency Risk of Flooding from Rivers and Sea (the official dataset name). Indicative catchment data, not an official property flood search.

How granular is this?

Measure	DISTRICT HD8	SECTOR HD8 8	POSTCODE HD8 8RP
Average sold price	£298,195	£327,621	£116,787
Population	44,677	18,055	—
Deprivation decile (1 = most deprived)	8/10	8/10	—
Crimes recorded	92	11	—
Schools	20	7	—
Flood risk	High	High	High
Gigabit broadband	90%	88%	78%
Superfast broadband	98%	97%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD8 8); the postcode column is built from the layers that go finer (sold transactions, Ofcom broadband). Sources: HM Land Registry · Police.uk · Ofsted/GIAS · ONS & IoD2025 · Environment Agency · Ofcom.

Your next steps

Get the official title document

The HM Land Registry title register shows the legal owner, price paid and any charges or covenants. Official copy, £7.

[View the title document at HM Land Registry →](#)

Compare conveyancing quotes

You've done the research — now the legal bit. Compare quotes from SRA/CLC-regulated conveyancers for HD8 8RP.

[Compare conveyancing quotes →](#)

Compare removals quotes

Moving home? Get no-obligation quotes from removals firms for your move.

[Compare removals quotes →](#)

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